BILL GARRETT, Davidson County
Trans:T20170048279 DEEDQC
Recvd: 06/07/17 08:22 2 pgs
Fees:12.00 Taxes:0.00
20170607-0056743

Return to:
Lisa A. Nealon
11550 Wiles Road, #3
Coral Springs, Florida 33076

Address New Owner/Send Tax Bill To:
Lisa A. Nealon
11550 Wiles Road, #3
Coral Springs, Florida 33076

Map-Parcel Numbers: 082-140A-028.0

QUIT CLAIM DEED

This Quit-Claim Deed, Executed this 5th day of June, 2017, by first party, ROBERT MONACO, a single man, hereinafter called GRANTOR, to LISA A. NEALON, a single woman, hereinafter called Grantee, whose post office address is 11550 Wiles Road, #3, Coral Springs, Florida 33076, second party:

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns or corporations, wherever the context so admits or requires.)

WITNESSETH: That the said first party, for and in consideration of the sum of $10.00 in hand paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Davidson, State of Tennessee to-wit:

Being a certain Condominium Apartment in Davidson County, Tennessee, being Unit No.800 as specified on the Plat shown in the Master Deed, on the Plan of Riverfront Condominiums, a Horizontal Property Regime, created under Titel 66, Section 27-101, et seq., as amended Tennessee Cod Annotated, and as established by A Master Deed for Riverfront Condominiums, of record under Instrument No. 20011221-0153160, as amended in Instrument No. 20051228-0155671 and in Instrument No. 20060518-0058640, Registrar's Office for Davidson County, Tennessee including without limitation the By-Laws appended hererto, said Registrar's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed Reference is Hereby made to the plan of Riverfront Condominiums for placement of Units, as Shown on Exhibit E to the Second Amendment to the Master Deed of record under Instrument No. 200605188-0058640, said Register's Officer for a more complete Identification and description of such Unit.

Being the same property conveyed to Lisa A. Nealon and Robert Monaco by Deed of Record in Instrument No. 20100803-0060705, Register's Office for Davidson County, Tennessee.

To Have and to Hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behalf of the said second party forever.

In Witness Whereof, the said first party has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in presence of:

(Signature of Witness)

Jeff Douglas
(Typed or printed name of Witness)

ROBERT MONACO
331 S.E. 6TH Avenue
Pompano Beach, Florida 33060

(Signature of Witness)

Crystal Hutchins
(Typed or printed name of Witness)

ACKNOWLEDGMENT

STATE OF FLORIDA
COUNTY OF BROWARD

The foregoing instrument was acknowledged before me this 5th day of June, 2017, by , ROBERT MONACO, a single man , who is personally known to me or who produced driver's license as identification and who did take an oath.

WITNESS my hand and official seal in the County and State last aforesaid this 5th day of June, 2017

NOTARY PUBLIC-STATE OF FLORIDA

My commission expires:
Aug 18 2019

NOTARY PUBLIC
CRYSTAL HUTCHINS
Notary Public, State of Florida
Commission# FF 910574
My comm. expires Aug. 18, 2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0.00 **Affiant**
Subscribed and sworn before me this the
7 **Day of** June, 2017.
Deputy Register